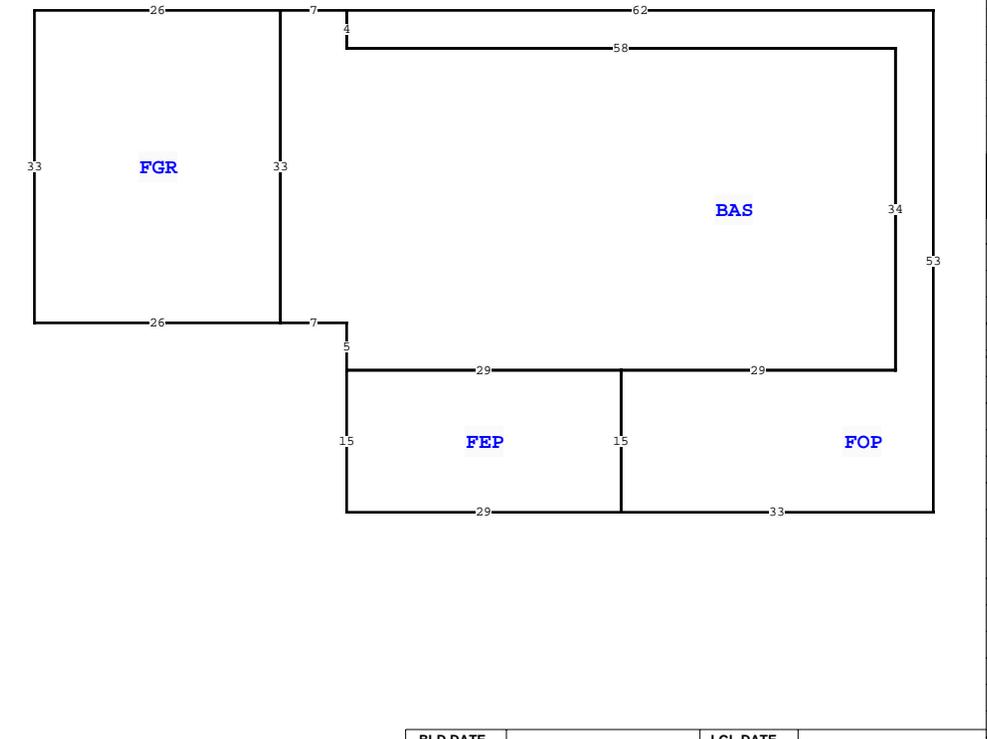


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	11 CLAY TILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,287	109.6300	124.98	410,809	1991	1991	0	0	35.00	65.00



Quality	05 05				
DOR CODE	5000 IMPROVED AG				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	33316.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,203	100		2,203	178,965
FEP	435	80		348	28,270
FGR	858	55		472	38,344
FOP	879	30		264	21,447
TOTALS	4,375			3,287	267,026

EXTRA FEATURES																	
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	100	33	45	1,485.00	UT	1.40	1.40	100	0	0	3	100	2,079	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
3	0070	CARPOT UF	0	100	16	48	768.00	UT	1.50	1.50	100	2014	2014	3	100	1,152	
4	0040	BARN, POLE	0	100	54	36	1,944.00	UT	2.50	2.50	100	2014	2014	3	100	4,860	
5	0020	BARN, FR	0	100	64	48	3,072.00	UT	10.00	10.00	50	2014	2014	3	50	15,360	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			267,026
TOTAL MARKET OB/XF VALUE			25,451
TOTAL LAND VALUE - MARKET			112,240
TOTAL MARKET VALUE			321,092
SOH/AGL Deduction			111,029
ASSESSED VALUE			210,063
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			158,652
TOTAL JUST VALUE			404,717
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			388,703
SALE:6:1: \$.55 STAMPS			
SALE:3:1: LOT 2, SUWANNEE DOWNS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050852	Roof Replacement	9,000	09/18/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1287/0342	12/31/2014	WD Q	Q	I	01	260,000
GRANTOR: DONALD L & JOHNNA L J						
GRANTEE: STEPHEN M & JESSICA						
0940/1237	11/19/2001	WD Q	Q	V	03	100
GRANTOR: WILLIAM MATTERS						
GRANTEE: JOHNNA L JACKSON						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W7 FGR= W26 S33 E26 N33 S33 E7 S5 FEP= S15 E29 N15 W29 S E29 FOP= S15 E33 N53 W62 S4 E58 S34 W29 S E29 N34 W58 N4 S.											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	2.88	AC		1.00	1.00	1.00	8,000.00	8,000.00	23,040							
2	6677	A	PECANS	0		A-1	0.00	0.00	5.15	AC		1.00	1.00	1.00	500.00	500.00	2,575							
3	6677	A	PECANS	0		A-1	0.00	0.00	6.00	AC		1.00	1.00	1.00	500.00	500.00	3,000							
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	11.15	AC		1.00	1.00	1.00	8,000.00	8,000.00	89,200							